

**ADJOURNED MEETING
OF
OCTOBER 27, 1992**

Item 1: Present: Members Wolfsheimer, Roberts, Hartley, Stevens, Behr,
Stallings, McCarty, Filner and Chair O'Connor
Secretary: Charles G. Abdelnour

Item 3: Public Hearing and adoption of a resolution approving the Basic Concept/
Schematic Drawings for 101 California located at "G" Street, Kettner
Blvd., Harbor Drive and California St., subject to conditions and
exceptions to the Marina Planned District Ordinance.

Pam Hamilton gave the staff report, noting the project had earned an increase in the F.A.R. by meeting 6 of 7 conditions, although only 3 are required. Those six conditions met are 1) 25% of the units exceed 1,000 sq. ft.; 2) a minimum of 10% of all units contain 3 bedrooms; 3) ground floor activity was increased from 50% to more than 60%; 4) one full level of underground parking (actually contains two); 5) the site is a receiver of a major public amenity; and 6) the project requires no financial assistance from the Redevelopment Agency. Five exceptions to the Marina Planned District Ordinance are being requested. Jeremy Cohen, the developer of the project, described it, and displayed slides.

The Chair opened the Public Hearing. Speaking in favor of the project were: Bill Sauls, of the Centre City Association; Jonathon Segal; Cecilia Contini; Marti Lopovski; Michael Gallasso; Frank Wolden, President of City Design; and Louis Wolfsheimer.

Those speaking in opposition to the project were: Frances Pearson; Robert Hayes; Joan Nareau; Ronald Dupuis; Joy Charlotta; and Nick and Steve Eddy. Many cited dissatisfaction with the height of the project and the shadows it would cast on the Park Row pool. The Chair then closed the Public Hearing.

Ms. Hamilton and Mr. Cohen responded to questions from Members Behr, Stevens and Stallings.

Motion by Roberts to adopt the resolution.
Second by Behr.
Vote: 8-0 (Wolfsheimer abstaining)

ADOPTED AS RESOLUTION NO. 2159

Item 2: Approval of the minutes for the meetings of September 29, October 6 and October 20, 1992.

Motion by McCarty to approve the minutes and adopt Items 4 and 5
by Unanimous Consent.
Second by Stallings. Vote: 9-0

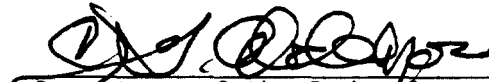
- Item 4: Resolutions approving a Loan Agreement with the San Diego Housing Commission documenting the transfer of \$1,425,000 from the Housing Trust Fund for the benefit of the Mercado Apartments project; and approving the Amended Disposition and Development Agreement (DDA) between the Agency and the Metropolitan Area Advisory Committee (MAAC).

ADOPTED AS RESOLUTIONS NO. 2160 and 2161

- Item 5: Resolution approving the City Heights Development Corporation (CHDC) corporate budget for FY 92-93.

ADOPTED AS RESOLUTION NO. 2162

The meeting was adjourned to the next Regular Meeting of November 10, 1992.


Secretary of the Redevelopment Agency
of the City of San Diego, California